

WESTERN KENTUCKY UNIVERSITY
Proposed Projects Involving the General Fund (cash or bonds)
(amounts in **bold** are the total budget)

2012-2014

(Projects listed by agency priority; descriptions are from the agency submission)

1. Renovate Science Campus Phase 4 **\$48,000,000**

Multiphase effort, which originated with a 2005 master plan to update all science and engineering facilities, comprising the Ogden College of Sciences at WKU. These projects are to provide improved instructional, research, and administrative facilities, thereby making the College's programs more attractive to prospective students. This project is also necessary due to increases in enrollment. In 1999, 2,555 students had majors in the Ogden College. In 2009, this number had increased to 3,200. Enrollment continues to grow at this pace (25%). This project will consist of the complete and comprehensive renovation of Thompson Complex Center Wing and the replacement of the adjacent Hardin Planetarium. (C-PI)

CPAB Staff Notes

- *This 5-story, 117,967 sf facility has received only minor systems upgrades and maintenance improvements since its construction in 1967. The Hardin Planetarium is a separate facility located immediately adjacent to Thompson. This existing 6,200-square-foot, two-level structure contains a planetarium with seating for approximately 150.*
- *This project was included in WKU's 2010-2016 capital plan as its number one priority. The cost of the project has increased from \$29,000,000 to \$48,000,000 due to a change in plans for the Hardin Planetarium. Rather than renovate the facility as originally planned, the planetarium and associated support spaces will be demolished and a new modern facility will be constructed. Additionally, the SKyTeach program will be relocated to the Hardin Planetarium.*

2. Replace Underground Infrastructure - Steam/Elec **\$35,000,000**

This project completely renovates the existing electrical distribution infrastructure and will continue the replacement of campus underground steam lines. The University has been working on a phased plan to update the campus electrical system since 1998. This has been accomplished through phased projects. Over \$10M has been invested to date. Because of delays in funding, continued deterioration of the existing infrastructure, and the rapid growth of the campus, it has become necessary to complete the upgrade in one combined project to avoid a catastrophic failure of the system. The steam line distribution will replace critical sections and replace production equipment in the Central Plant which has not been upgraded since the 1960s. These two infrastructure projects have been determined to be critical by WKU. According to the VFA December 2006 report, "There is a large amount of renewal work due immediately for Distribution Systems, Electrical Service, and Distribution..." The detail list indicates \$27.351M is needed for Electrical Service and Distribution by 2012 and Steam Line Distribution is listed at \$4M by 2012. Adding 10% for increases in wage rates and general increases in construction costs brings project estimates to \$35M. (C-PI)

3. Construct New Gordon Ford College of Business **\$77,200,000**

This project consists of the construction of a new facility for WKU's Gordon Ford College of Business, which is currently housed in portions of the existing Grise Hall on WKU's main campus. The new facility is currently designed at 148,312 sf and will include state-of-the-art facilities and spaces for undergraduate and graduate programs and the WKU faculty and staff serving their needs. The new facility will include a wide variety of instructional spaces, including classrooms, learning laboratories, lecture halls, seminar spaces, and smaller break-out rooms in addition to the offices and support spaces associated with these academic programs. State-of-the-art technology shall be utilized throughout the building. Phase II, renovation of Grise Hall, would be a complete renovation of a 133,067-square-foot building. The five-story building has an office wing, a classroom-laboratory wing, and an auditorium lecture extension. It has 65 classrooms, 159 offices for faculty and staff, an auditorium that seats 450, and 14 laboratories. (C-O)

CPAB Staff Notes

- *This project has been in three previous WKU capital plans starting with the 2004-2010 plan.*
- *This building has a significant backlog of deferred maintenance including roof replacement, elevator replacement, HVAC system replacement, electrical upgrade, and structural repairs.*

4. Construct South Reg Postsec Ed Center - Phase 2 **\$10,000,000**

The intent of this project is to expand the South Regional Postsecondary Education Center in Glasgow. Expansion is necessary to accommodate increased enrollments in Western Kentucky University programs since the new facility opened. The expansion will also support new programs that have been initiated since the building opened and that were not included in the original design, and will respond to outreach requests from the community. (C-O)

CPAB Staff Notes

- *Project included in the second biennium of WKU's 2010-2016 plan (\$18,000,000 GF)*
- *The Phase 2 project is proposed as a free-standing, two-story building to be sited along the west edge of the existing parking lot and linked to the Phase I facility by sidewalks at grade to the west and primary entrances.*

5. Const Owensboro Technology Ctr., Phase 2 **\$10,000,000**

The intent of this project is to construct the second building planned for the WKU Owensboro campus. This building will provide needed biotechnology, chemistry, and biology labs, as well as additional classrooms. A Student Success Center will provide needed space for financial aid, career services, tutorial services, and a student leadership training area. A Resource Center will provide a library and study area for students as well as a testing center to provide needed space for online, proctored exams. A large computer lab is needed to provide additional access to online resources. This lab will also allow WKU-O to provide for students in online courses, since many area students only have dial-up services at home and do not have access to high speed Internet. Additional faculty offices are needed as the student enrollment

continues to grow. Currently, no food service is available in the first building and space must be provided to make affordable, healthy food options available for working adult students attending classes. Finally, space is needed for the maintenance and custodial staff in the form of storage and work space to meet the ongoing maintenance needs of the campus as well as additional classrooms for Allied Health and Nursing. (C-O)

CPAB Staff Notes

- *New project request*
- *Phase II was intended to be a shared project request between OCTC and WKU totaling \$14,055,000 of which \$6,055,000 would complete the Phase I of the Advanced Technology Center and \$8,000,000 would be used to build a 35,000-square-foot building on the WKU Owensboro campus.*
- *KCTCS has included in its capital plan a project for the 2012-2014 biennium - Construct Owensboro Advanced Technology Center, Phase II, \$9,500,000 GF, Priority #7.*

6. Renovate Radcliff Regional Center \$3,500,000

This project will renovate 18,000 square feet of unused space in the current WKU Educational and Development Center on West Lincoln Trail for a Business Accelerator program. This site is ideal primarily due to its close proximity to Fort Knox. (C-PI)

CPAB Staff Notes

- *This project will completely renovate the HVAC, electrical, plumbing, and lighting systems as well as upgrade the finishes of the spaces.*

7. Const Central Reg PS Ed Center Etown \$10,100,000

The intent of this project is to construct a 28,000-square-foot academic and student service facility, to be located adjacent to the existing ECTC campus. Hardin County and the surrounding counties are facing dramatic demographic changes in the next two to eight years as a result of significant additions of major missions for the Army at Ft. Knox, Base Realignment, and Closure (BRAC). In addition, it is expected that significant industrial additions will occur in the region in the next decade with the development of one of the top five large industry sites in the US in Glendale. With these and other developments there are increased demands for expanding postsecondary educational programs in the Lincoln Trail Region. (C-O)

CPAB Staff Notes

- *Land for this project was donated to WKU by the North Central Foundation.*
- *The project was included in WKU's 2010-2016 plan (\$39,520,000, Priority #8). The project scope has decreased in part due to the reduced size of the facility to be constructed. In its last plan, WKU reported plans to construct a 110,000-square-foot facility.*

8. Acquire FFE* for Nursing/Phys Therapy Programs **\$3,300,000**

The new nursing and physical therapy facility strengthens the position of the College of Health and Human Services and Western Kentucky University as one of the preeminent health sciences centers in the region and country. The project is an ambitious plan to expand the existing instructional and clinical space for the School of Nursing to double the size of the BSN program from 80 students per year to 160 students per year and help support the new Doctor of Nursing Practice. The Doctorate of Physical Therapy (DPT) is a new degree at WKU and will require funds for start-up instructional and clinical equipment. The DPT will admit 32 students per year and will take three years to complete, resulting in a total of 96 students when the program is fully functional. The project includes new laboratories for simulated patients, orthopedics, neurological physical therapy, pediatrics, kinesiology, foundations, computer and IVS classrooms, and applied research in nursing and physical therapy. (C-O) ***FFE - Furniture, fixtures, and equipment**

CPAB Staff Notes

- *New project request*
- *Projected expenses include \$800,000 for furnishing; \$1,500,000 for equipment; and \$1,000,000 for information technology infrastructure.*

9. Miscellaneous Maintenance Pool 2012-2014 **\$10,000,000**

Pool Listing: Exterior Windows-\$500K Boiler Repairs-\$1.2M HVAC-\$1.3M Roofing-\$1.8M Pedestrian Paving-\$1.2M Roadways-\$1.8M Life Safety/Controls-\$1M Elevators-\$1.2M Other infrastructure and major maintenance as needed. (C-PI)

10. Renovate 9000 SQ FT Space @ Center for Research & Dev. (CRD) **\$2,000,000**

This project will renovate 9,000+square feet of space currently occupied by Dollar General Store to accommodate multiple offices of various sizes for community economic development needs. (C-PI)

CPAB Staff Notes

- *New project request*
- *The Dollar General retail store lease expires in 2012 and the space will be vacated in May 2012. This will be highly desirable space to renovate and lease out to Small Business Accelerator (SBA) tenants or larger entities meeting the research criteria of the Center for Research and Development.*
- *WKU has included three projects in its current plan to renovate space within the Center for Research and Development: Renovate 8,000 sq. ft. of space in CRD, \$1,800,000 GF, Priority #20; and Renovate 49,000 sq. ft. of space in CRD, \$10,600,000 GF, Priority #21. .*

11. Upgrade IT Infrastructure **\$2,300,000**

The purpose of this project is to upgrade the infrastructure to handle escalating bandwidth demands resulting from increased enrollment, large data transfers, streaming media, and the addition of campus-wide wireless capability. All of these initiatives have created new demands on the network, especially the network core, which must be addressed. (IT)

- 12. Renovate Art Lab/Museum** **\$3,600,000**
This project would require 20,000 square feet of raw lab space and 10,000 square feet of museum space. (C-O)
- 13. Design Agriculture Expo Center Renovation** **\$1,000,000**
The project will fund design for the renovation of this 40-year-old facility of 67,591 sq. ft. which contains the Agriculture Exhibition Center and adjacent classrooms and offices. This project is necessary to allow the continued and more efficient use of the space for teaching and community events. (C-PI)
- 14. Design Academic Complex Renovation** **\$3,000,000**
The project will select a consultant to begin the planning and design to completely renovate Academic Complex and provide the functional renovation of space to house the College of Health & Human Services which is currently scattered in various spaces across campus, and will also allow the more efficient use of space. This project may also include some minor renovations. (C-PI)
- 15. Design Env Science & Tech Hall Renovation** **\$2,500,000**
The project will select a consultant to begin planning and design in order to completely renovate the Environmental Science and Technology Hall, including HVAC, electrical, control systems, lighting, etc. This project is necessary to allow the continued and more efficient use of the space. (C-PI)
- 16. Design Garrett Conf Center Renovation** **\$2,500,000**
This project will select a consultant and begin the planning and design to renovate Garrett Conference Center, an 87,325-square-foot building which is vital to the north end of campus. This will provide renovated spaces for alumni relations and special events. This project is necessary to allow the continued use of a critical building with aging systems that need replacement and upgrade. (C-PI)
- 17. Interior Renovation Jones Jagers** **\$1,000,000**
Renovation to the existing Jones Jagers school, which is aging in all aspects and in need of repairs. Should budget allow, a classroom addition would be constructed to aid in the current lack of space for the infants and toddlers. (C-O)
- 18. Design Gordon Wilson Hall Renovation** **\$1,000,000**
The project will select a consultant to design and plan a complete renovation of Gordon Wilson and provide modernization of space and replacement of aging systems. This project is necessary to allow the continued and more efficient use of the space. This renovation would protect one of the University's most historical buildings. This project may also include some minor renovations. (C-PI)
- 19. Construct Nanotechnology Laboratory** **\$1,800,000**
Renovate 1,379-square-foot room at the Center for Research and Development as a nanotechnology laboratory for use by researchers and students at WKU. (C-PI)

20. Renovate 8,000 SQ-FT Space @ CRD **\$1,800,000**

This project will renovate 8,000 sq ft of space (abandoned movie theater) to multiple offices of various sizes for community economic development needs. (C-PI)

21. Renovation 49,000 SQ-FT Space @ CRD **\$10,600,000**

This project will renovate 49,000 sq ft of space currently occupied by Big Lots retail store to accommodate multiple offices of various sizes for community economic development needs. (C-PI)

22. Renovate Kentucky Building **\$14,100,000**

The project will completely renovate Kentucky Building and provide the functional renovation of space. This project is necessary to allow the continued and more efficient use of the space. Two smaller projects, have been completed as "Under \$400,000" projects using University funds to address immediate needs. This project is expected to complete the renovation. The 2006 VFA Facility Condition & Space Study indicates: "The Ky Building needs fire code renovations. The storage rooms do not comply with current fire safety requirements. The Ky Museum is relatively large. There is currently storage in spaces that would make good gallery spaces. The Museum could demonstrate added value through a programmatic concept showing how they could make use of additional exhibit spaces. There are mechanical and glazing issues." (C-PI)

2014-2016

Expand Center for Research and Development	\$9,200,000
Miscellaneous Maintenance Pool 2014-2016	10,000,000
Parking and Street Improvements 2014-2016	1,000,000
Renovate Academic Complex	25,000,000
Renovate Ag Expo Center	6,000,000
Renovate Cherry Hall	13,500,000
Renovate Env Science & Technology Hall	22,600,000
Renovate Gordon Wilson Hall	11,200,000
Renovate Helm/Cravens Library	41,000,000
Renovate Industrial Education Facility	5,300,000
Renovate Ivan Wilson Center Ph 2	34,000,000
Renovate PS1 Ground Level/Facilities Mgmt	8,300,000
Renovate Service Supply Building	10,000,000
Upgrade Campus Retaining Walls	1,000,000
Upgrade Domestic Water and Distribution	8,800,000
Upgrade Sanitary Sewer/Storm Water Lines	16,100,000

2016-2018

Construct Multipurpose Research Office Building	\$19,400,000
Demolition of Tate Page Hall	2,000,000
Miscellaneous Maintenance Pool 2016-2018	10,000,000
Renovate Jones Jaggers Hall	10,200,000

WESTERN KENTUCKY UNIVERSITY
Proposed Projects Involving Agency Bonds
(amounts in **bold** are the total budget)

2012-2014

(Projects listed by agency priority; descriptions are from the agency submission)

1. Renovate Downing University Center-Phase 3 **\$16,500,000**

The project will complete the renovation of Level 2 and Level 3 of the Downing University Center Renovation and Expansion started in previous phases. The Level 2 Dining Services area, the North Annex Student Success Center, and the Renovation of Level 1 and Level 4 will have been addressed in previous phases. This fifth phase will address the center core of the building and will include the complete architectural renovation of these two floors along with new engineering infrastructure, including electrical distribution, HVAC, and vertical transportation which were not updated in previous phases. The Bookstore and central auditorium will be completely renovated and refurbished. The renovation work will meet all LEED certification environmental standards required by HB 2. Current life/safety standards and requirements will be met. Student activity space will be expanded and enhanced, administrative offices will be expanded, and activity and meeting rooms will be expanded. This project is necessary to allow the continued and more efficient use of the space and to meet enrollment growth pressures. It will allow for replacement of failing and insufficient engineering systems. It will meet current life/safety and ADA requirements, and will achieve enhanced levels of energy efficiency. (C-PI)

2. Construct Honors College Facility **\$22,000,000**

This project consists of the construction of a new 75,000-gross square-foot facility for WKU's Honor's College. Instructional, support, and communal spaces provided in the new facility will include classrooms, seminar rooms, a computer lab, commons, library, office and work space for faculty and staff and the necessary support spaces. The development of associated site features and exterior community and instructional spaces will also be included in this project. (C-O)

2014-2016

(Projects listed by agency priority)

1. Renovate Garrett Conference Center **\$18,900,000**

This project will renovate Garrett Conference Center, an 87,325-square-foot building that is vital to the north end of campus. This will provide renovated spaces for alumni relations and special events. This project is necessary to allow the continued use of a critical building with aging systems that need replacement and upgrades. (C-PI)

2016-2018

(Projects listed by agency priority)

None

WESTERN KENTUCKY UNIVERSITY
Proposed Projects NOT Involving the General Fund, Road Fund or Agency Bonds
(amounts in **bold** are the total budget)

2012-2014

(Projects listed in alphabetical order)

Acquire Land and Construct Head Start Facility **\$10,000,000 FF**

Facility to house the classrooms for the Head Start Program, plus a large training space with state-of-the-art audio-visual resources that could accommodate up to 100 trainees and eight-twelve staff members. (C-O)

Const Ctr for Dairy Education & Innovation **5,000,000 FF**

Construct a 18,940 SF facility for education of value-added dairy products (cheese, yogurt, butter, ice cream, etc.). The Center would help educate agriculture students who face the current pressures of farming in a dairy-deficit state with today's environmental influences and financial burdens. (C-O)

Const Scale-Up Compost Heat Greenhouse **1,500,000 FF**

Construct a greenhouse heated by compost-generated heat to demonstrate this renewable energy source to farmers for adoption. (C-PI)

Const/Fit-Out Leased Space @ Blk 12 TIF Ph II **2,000,000 RF**

This project is a continuation of fit-out work and equipment towards a lease agreement with the City of Bowling Green which will include a parking garage shell, auxiliary space, and bookstore/coffee shop space in order to serve students, faculty, staff, and visitors at the north end of campus. WKU would be doing lease holder improvements to fit-out approximately 21,000 sf of shell space. (C-O)

Construct Baseball Grandstand **10,900,000 OT-P**

This privately funded project will improve and expand the current baseball venue. Improvements to the baseball stadium include a variety of new seating to bring the capacity up to 2,000 seats, a new elevated concourse, and new entry plaza with perimeter treatment consistent with all campus athletic facilities, a redesigned parking lot, storage, toilets, and concession area. (C-O)

Construct Football Pressbox **1,800,000 OT-P**

The Houchens Industries-LT Smith Stadium construction and renovation project was completed in 2009. Within this project, the press box facilities were not addressed due to budget constraints. A study is underway to renovate and improve the access to the existing press box. (C-PI)

Construct International Center **3,000,000 RF**

Construct a new building to house International Programs. This approximate 13,000 gsf facility will be the new home for International Student Services, Study Abroad, and Offices of International Programs. The design for this facility was completed in 2010. The new facility will provide offices, multi-purpose room, conference room and work areas to support the International Programs. (C-PI)

Construct Mesonet Computer Center **5,800,000 RF/FF**

A Federal Grant has been received to support weather research; \$5,000,000 in federal funds will be available for equipment and research; \$800,000 is required for necessary facility upgrades to house this equipment. (C-PI)

Construct South Plaza **2,500,000 OT-P**

A study is underway to renovate the area between WKU Preston Center and the west entrance to Houchens Industries-L.T. Smith Stadium to create South Plaza. (C-O)

Construct Track and Field Facilities **9,500,000 OT-P**

This project would be an expansion of the existing track facilities. This project would add the following: field house, grandstands, landscape and walk ways, scoreboard, and lights. (C-O)

Develop Alumni Lawn **2,000,000 RF**

The Alumni Lawn is the central quad and activity space on the lower part of campus. Because of other recent projects to roadways, buildings, and walkways, there is an opportunity to expand and enhance this space with more lighting, seating, plantings, and an outdoor plaza. An existing surface parking lot will be modified. (C-PI)

Equipment Pool 2012-2014 **2,500,000 RF**

Miscellaneous equipment items over \$200,000. (EQ)

Expand Gatton Academy of Math & Science **8,000,000 OT-P**

The proposed Gatton Academy Expansion project provides for additions to WKU's Florence Schneider Hall which is located in the heart of WKU's main campus in Bowling Green, Kentucky. The main goal of this project will be to provide for the increased enrollment demands for the Gatton Academy of Mathematics and Sciences. This facility, which was originally completed in 1929, received comprehensive renovation and limited additions in 2007 to provide residential/housing accommodations, in addition to social and support spaces, for 120 students. At that time, master planning was done for later proposed expansions, which would bring the total occupancy to 200 students. (C-PI)

Parking and Street Improvements 2012-2014 **1,000,000 RF**

This project is required to provide future expansion for the University. As property becomes available adjacent to the campus, the University will evaluate the usefulness of the property. (C-O)

Purch Property for Campus Expansion 2012-2014**3,000,000 RF**

This project will allow the University to purchase property as it becomes available around the campus. (C-O)

Renovate Underground Electrical Infrastructure Phased**3,000,000 RF**

This project renovates by phase the existing electrical distribution infrastructure. The University has been working on a phased plan to update the campus electrical system since 1998. (C-PI)

Renovate Craig Alumni Center**1,700,000 RF**

Renovate 7,448 sf Craig Alumni House, currently used for Alumni Affairs. Exterior repairs are underway, but the interior is beginning to require constant maintenance and will need formal renovations to improve the use of space. (C-PI)

Renovate Tate Page Hall**2,000,000 RF**

Because of changes and future renovation plans of several of aging facilities, WKU may elect to use Tate Page Hall as swing space over the next several years. The renovation will consist of mold mitigation and mold damage removal. The renovation of HVAC, electrical, plumbing, lighting, and some upgrades to classrooms will be needed to allow for the continued and more efficient use of the space. (C-PI)

2014-2016

Construct Indoor Multi-Sport Facility	\$11,500,000	OT-P
Construct Indoor Practice Facility	15,300,000	OT-P
Construct New Lighted Tennis Courts	3,600,000	OT-P
Construct Outdoor Intramural Field	1,500,000	RF/OT-P
Energy Saving Performance Contracting 2014-2016	10,000,000	OT-LTF
Purch Property for Campus Expansion 2014-2016	2,000,000	RF
Ren Underground Electrical Infrastructure Phased	3,000,000	RF

2016-2018

Construct Parking Structure #3	\$10,000,000	RF/FF
Energy Saving Performance Contracting 2016-2018	10,000,000	OT-LTF
Parking and Street Improvements 2016-2018	3,000,000	RF
Purch Property for Campus Expansion 2016-2018	2,000,000	RF
Ren Underground Electrical Infrastructure Phased	3,000,000	RF